

GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

Municipal Administration & Urban Development Department – VGTM UDA, Vijayawada
– Change of land use from Residential use to Industrial use in R.S.Nos.109/2(P), 3, 116A(P) of Pedaavutapalli Village, Unguturu Mandal, Krishna District to an extent of Ac.3.397 cents – Draft variation – Notification – Confirmation – Orders – Issued.

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT(I2) DEPARTMENT

G.O.Ms.No.462

Dated.20.12.2012

Read the following:-

- 1.From V.C., VGTMUDA, Lr.Rc.No.C2-189/2011, Dt.05.08.2011, 19.06.2012 & 31.07.2012.
- 2.Govt Memo No.24354/I2/2011-1, Dated.21.09.2011.
- 3.From Commissioner of Industries, Hyderabad Lr.No.29/1/2011/0452, Dated.27.02.2012.
- 4.Govt.lr.No.24354/I2/2011-2, Dt.08.05.2012.
- 5.Govt Memo No.24354/I2/2011-3, Dated.15.09.2012.
- 6.From V.C., VGTMUDA, Lr.Rc.No.C2-189/2011, Dt.12.12.2012.

ORDER:

The draft variation to the Zonal Development Plan of Gannavaram zone issued in Government memo 5th read above was published in the Extraordinary issue of Andhra Pradesh Gazette No.526, Part-I, dated.27.09.2012. No objections and suggestions have been received from the public within the stipulated period. It is reported by the Vice Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada that the applicant has paid an amount of Rs.4,12,800/- (Rupees Four Lakh Twelve Thousand and Eight Hundred only) towards development charges. Hence, the draft variation is confirmed.

The appended notification shall be published in an Extraordinary issue of Andhra Pradesh Gazette, dated.27.12.2012.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

B. SAM BOB
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery & Stores Purchase,
Hyderabad.
The Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban
Development Authority, Vijayawada.

Copy to:

The applicant through the Vice-Chairman, VGTM UDA, Vijayawada.
The Special Officer and Competent Authority, Urban Land Ceiling,
Vijayawada.
The District Collector, Krishna Dt.
Sf/Sc.

// FORWARDED :: BY ORDER //

SECTION OFFICER

APPENDIX
NOTIFICATION

In exercise of the powers conferred by sub-section (2) of section 12 of the Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975), the Government hereby makes the following variation to the Zonal Development Plan of Gannavaram zone the same having been previously published in Extraordinary issue of Andhra Pradesh Gazette No.526, Part-I, dated.27.09.2012 as required by sub-section (3) of the said section.

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VARIATION

The site under reference measuring to an extent of Ac.3.397 cents is falling in R.S.No.109/2(P), 3, 116A(P) of Pedaavutupalli Village, Unguturu Mandal, Krishna District. The boundaries of which are given in the schedule below and which was earmarked for Residential use in the Zonal Development Plan of Gannavaram zone sanctioned in G.O.Ms.No. 77, M.A., dated: 12.02.2007, is now proposed for Industrial Use as shown in Modification to the Zonal Development Plan vide M.Z.D.P.No. 10/2011/GVRM/VJA which is available in the office of the Vijayawada-Guntur-Tenali-Mangalagiri Urban Development Authority, Vijayawada, subject to the following conditions:

1. that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.
2. that the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.
3. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. the change of land use shall not be used as the proof of any title of the land.
5. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall bring the building inconformity with rules before approaching the VGTM UDA for regular permission.
7. If the alignment of Outer Ring Road to be finalized by NHA Department on the East of Vijayawada falls in the site at a corner, the applicant has to leave that portion in future.
8. The applicant shall obtain approvals/clearances from regulatory departments for the proposed line of activity before taking civil works of the unit.
9. The applicant shall maintain green buffer of 9 Mtrs towards on South, West and Eastern sides in order to segregate the surrounding activity from the industrial land use.
10. any other conditions as may be imposed by Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada and shall obtain proper undertaking in the Profarma as per Rules from the applicant.

SCHEDULE

NORTH	:The site left for road widening in R.S.No.116/A(P) and the existing donka road falling in R.S.No.117(P) & R.S.No.116/B(P) of Pedaavutapalli Village.
SOUTH	:The site falling in R.S.No.109/2&109/4 of Pedaavutapalli Village.
EAST	:The existing donka road falling in R.S.No.109/5(P) & 116/B(P) of Pedaavutapalli Village.
WEST	:The site falling in R.S.No.116/A(P) of Pedaavutapalli Village.

B. SAM BOB
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER